

Quintero, Clara

From: Thanh Nguyen [thanh.themillenniumlotus@gmail.com]
Sent: Wednesday, January 04, 2006 4:57 PM
To: Quintero, Clara
Cc: Joseph Roberts
Subject: Re: 2005 APR Nomination 05-I-1B

Ms. Quintero:

This is to formally state our intention that the submitted additional Plan text applies to Parcels 51-4((2)) (A)4-9 only.

As a point of discussion, please note that the nomination language applies when redevelopment occurs, which will involve (SOME) CONSOLIDATION. Such consolidation will justify for the requested higher density than those enjoyed by nearby C-2 lots. Although, they are not a part of the comprehensive plan consideration, the building height, set-back, and off-street parking restrictions remain controlling factors that, when combined with multiple reductions of the number of entrances, would make the "gateway" concept worked.

Thanh Nguyen
General Manager
PARETIAN ENGINEERING GROUP
For Joseph A. Roberts, Director

On 1/4/06, **Quintero, Clara** <Clara.Quintero@fairfaxcounty.gov> wrote:
Mr. Roberts,

The information you provided suggests that you wish to include the six parcels that you show on your nomination map, 51-4 ((2)) (A) 4-9, as well as an additional parcel 51-4((2))(B)1. This did not appear to be the original intent of your nomination and at this point in the APR process I am requesting a clarification of what nomination area was intended by the original nomination.

Your nomination form's General Information, Specific Information Table, and Map of Subject Property clearly indicate that the subject of the nomination are parcels 51-4((2))(A)4-9. However, the proposed additional Plan text appears to be written for a larger area which includes all of the Seven Corners CBC, Sub-Unit B-4.

Please clarify if it was your intention that the proposed additional Plan text apply to parcels 51-4((2))(A)4-9 or if it was intended to have the proposed additional Plan text apply to Sub-Unit B-4.

Thank you,
Clara

Clara Quintero Johnson
Fairfax County, Department of Planning and Zoning
Planning Division
703-324-1372
clara.quintero@fairfaxcounty.gov

-----Original Message-----

1/5/2006